

June 19, 2007 CPC



STAFF'S
REQUEST ANALYSIS
AND
RECOMMENDATION

07PR0364

William Flynn
(Franklin Street Marketing)

Clover Hill Magisterial District
9700 Farrar Court

REQUEST: Approval of revisions to architectural elevations previously approved by the Planning Commission as part of Case 07PR0140.

RECOMMENDATION

Staff recommends approval of the revised architectural elevations for the following reason:

The architecture of the proposed building meets all requirements of the Zoning Ordinance and the zoning case.

GENERAL INFORMATION

Associated Public Hearing Cases:

81SN0072 – Martin Chevrolet Sales Corp. and David A. Trebour
07PR0140 – Lynchester Properties

Developer:

William Flynn

Design Consultants:

Architecture & Landscape Design – Baskervill
Site Engineering – Timmons Group

Location:

South line of Farrar Court at the end of the cul-de-sac also known as 9700 Farrar Court.
Tax ID 750-706-2432 (Sheet 06).

Existing Zoning and Land Use:

I-1; Vacant

Size:

1.5 acres

Adjacent Zoning and Land Use:

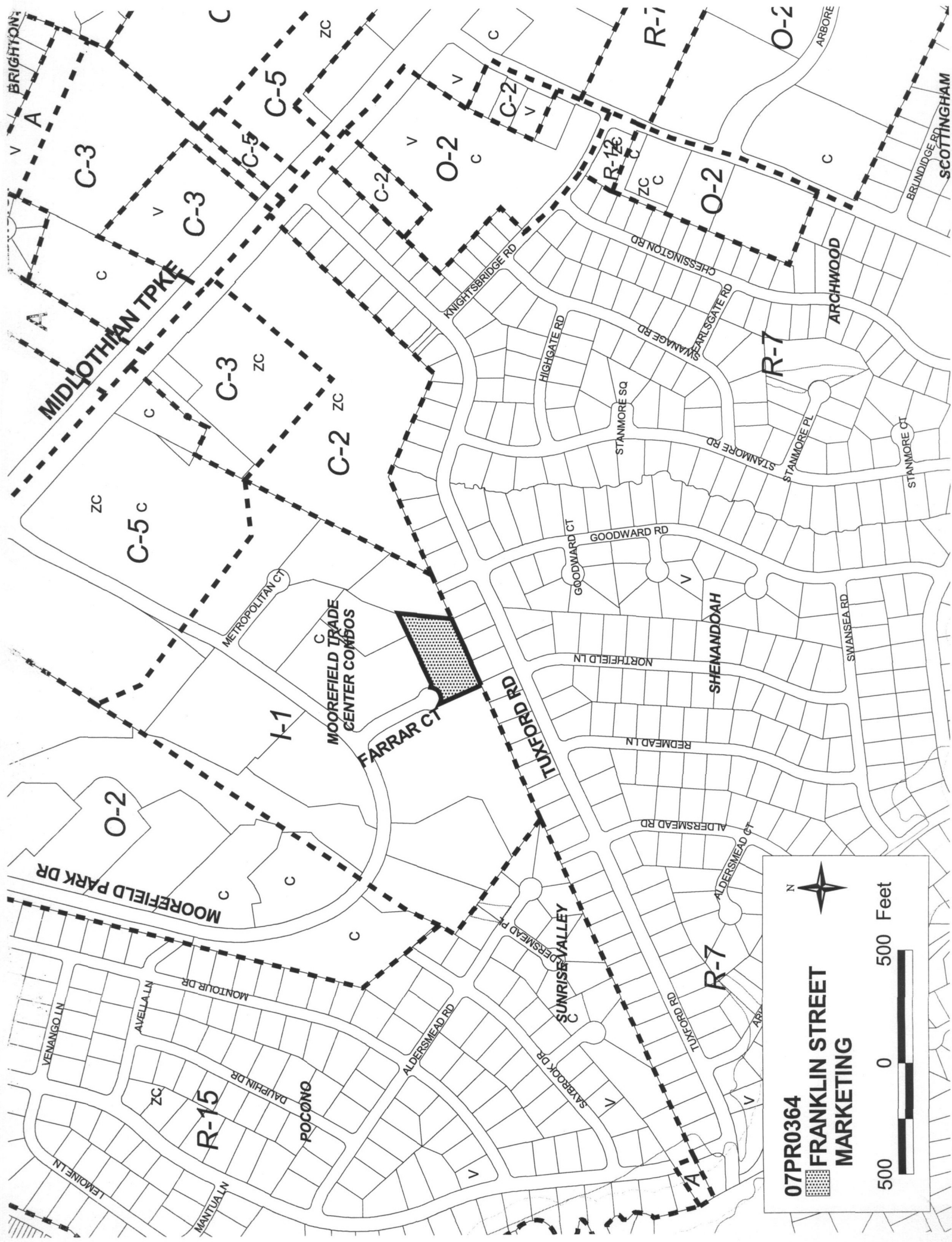
North - I-1: Office and light industrial
South - R-7, Residential
East - I-1; Vacant (Existing retention pond)
West - I-1; Office

BACKGROUND

The change in the architectural elevations will modify the roof from a grey granular roofing material to a standing seam metal roof with a grey color. The Planning Commission approved architectural elevations as part of Case 07PR0140.

CONCLUSIONS

Staff recommends approval of the revised architectural elevations with grey color standing seam metal roof.



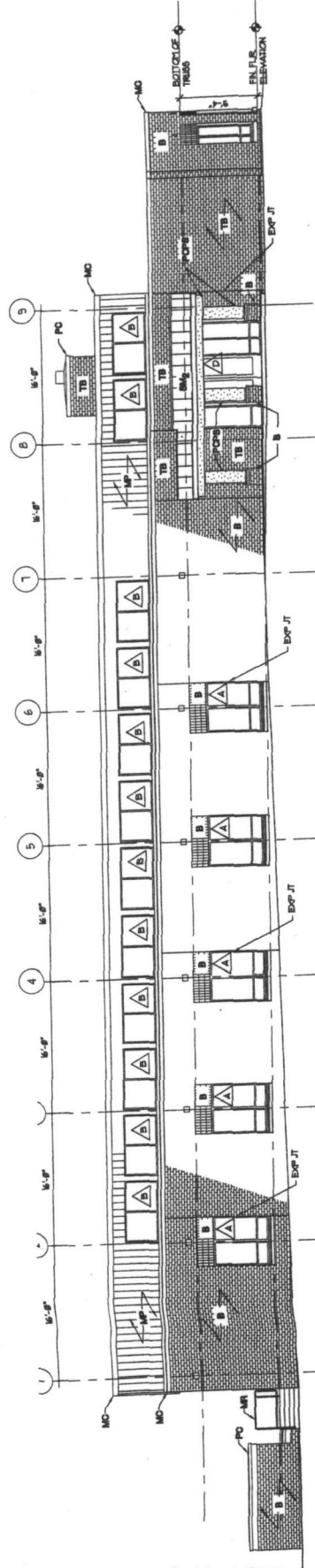
N

07PR0364
FRANKLIN STREET
MARKETING

500 0 500 Feet



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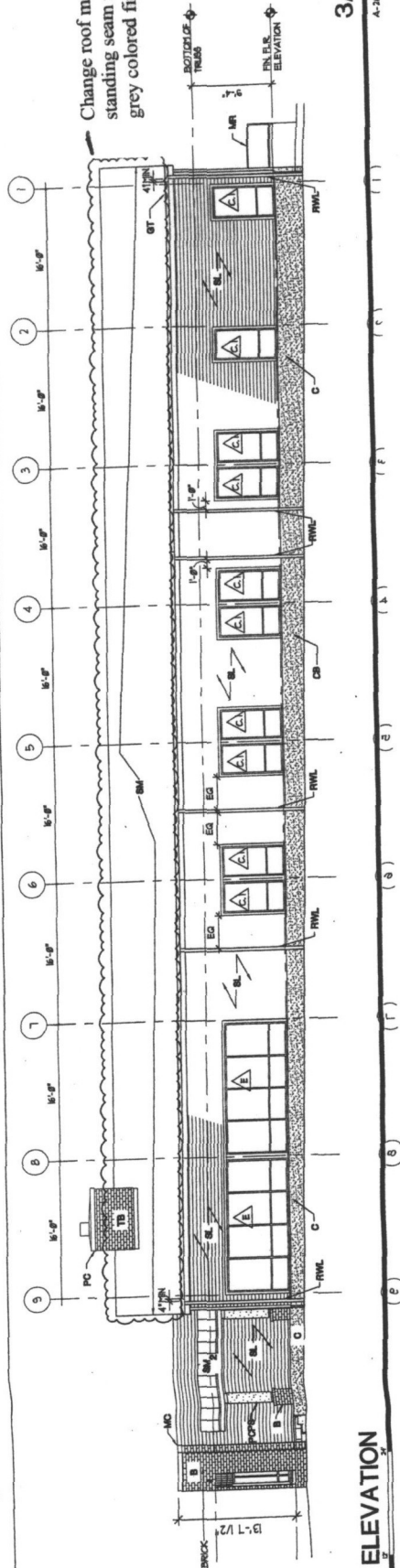


NORTH ELEVATION

SCALE 1/8" = 1'-0"

3B

A-100



SOUTH ELEVATION

SCALE 1/8" = 1'-0"

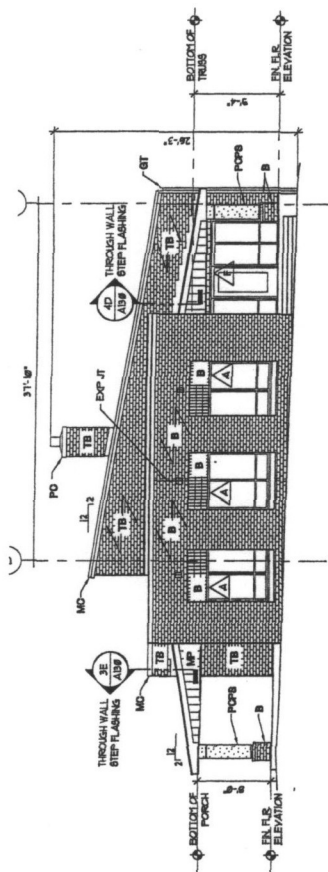
3A

A-100

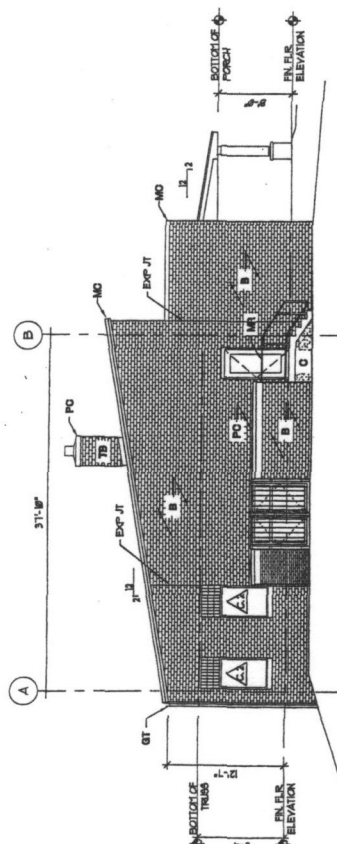
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EXTERIOR FINISHES

B	BRICK	LAWRENCEVILLE BRICK #1-109
	MORTAR	(OVERSIZED BRICK) MATCH ARCHITECT'S SAMPLE FLAMINGO #C-259 TO MATCH ARCHITECT'S SAMPLE
TB	THIN BRICK	LAWRENCEVILLE BRICK #1-109
	MORTAR	(OVERSIZED BRICK) MATCH ARCHITECT'S SAMPLE SAME AS BRICK
MP	METAL PANEL	12" WIDE VERTICAL PANELS W/ FLAT BLACK FINISH
SL	SHIP LAPPED	SIDING - HORIZONTAL SHIP LAPPED SIDING 4 TRIM PAINTED - SUPERIOR BRONZE #9W6B2 TO MATCH ARCHITECT'S SAMPLE
CB	CONC BLOCK	8 FLIT-FACED CMU W/ INTEGRAL COLOR - CORAL TO MATCH ARCHITECT'S SAMPLE SAME AS BRICK MORTAR
C	PARGE CONC	PARGE COATED CONCRETE COLOR PER FINISH SCHEDULE MATCH ARCHITECT'S SAMPLE
PCPS	PORTLAND CEMENT PLASTER SYSTEM	COLOR 133200 PER STOCOPE STANDARD COLOR PALETTE
MC	METAL COPING	METAL COPING W/ FLAT BLACK FINISH
SB	PVC TRIM BD9	ATTACHED VERTICALLY W/ FLAT BLACK FINISH
PC	PRECAST CONC CAP	MATCH INTEGRALLY COLORED CONC COLOR
MR	METAL RAILING	METAL RAILING W/ FLAT BLACK FINISH
GT	GUTTER	GUTTER W/ FLAT BLACK FINISH PER MBM
RWL	RAIN WATER LEADER	RAIN WATER LEADER W/ FLAT BLACK FINISH
SM	STANDING SEAM ROOF	STANDING SEAM ROOF PER MBM
SM2	STANDING SEAM ROOF	STANDING SEAM ROOF FLAT BLACK COLORED FINISH



1B
WEST ELEVATION
SCALE: 1/8" = 1'-0"
A-358



1A
EAST ELEVATION
SCALE: 1/8" = 1'-0"
A-358